

INLAND WETLANDS COMMISSION
SPECIAL MEETING
August 16, 2016

MEMBERS:

Mary Davis, Chair
Sally MacKenzie - absent
Marcia Puc
Tracy DeBarber
Mark Bakstis - absent
Alex Olbrys, Alternate - absent

OTHER:

Sue Goggin, Town Planner/ZEO/WEO
Lori Rotella, Assistant ZEO
Jim Stewart, Director of Public Works
Public - 0

SPECIAL MEETING

1. Mary Davis called this meeting to order at 6:15 P.M. Mary noted there was a quorum. Mary opened the meeting with the Pledge of Allegiance.
2. Executive session with Borough Attorney.
There was none.
3. Public comment
There was none.
4. **OLD BUSINESS**

- A. Commission discussion/decision regarding application for development at 1160 New Haven Road (IW #16-07), Applicant: NERP Holding and Acquisitions Company LLC

Mary Davis stated that the commission will be combining IW #16-07 and IW #16-08 to be heard together as one application. Lori Rotella read the Site Walk Minutes from August 10, 2016 into the record. Jim Cassidy, Professional Engineer with Hallisey, Pearson & Cassidy Engineering Assoc. Inc., 35 Cold Spring Road, Rocky Hill representing NERP Holding & Acquisition had one set of updated plans for the commission to look through as he addressed Wayne Zirolli's comments dated August 3, 2016. He addressed each item separately for the commission. Jim C. brought a print out of a power point presentation on the pre-treatment system. Jim's presentation for the Isolator Inlet Control System explained the inspection and maintenance of the system. He stated that this technology has been around since 2006. He explained that the system would be monitored over a two year period. They will go in every 6 months to see how the debris levels are rising. At that time they will determine how often they will need to clean out the system. The clean out is usually at every 6 inches. Mary questioned if there was a maintenance schedule on the plans. Jim C. stated that there is a standard maintenance system on the plans. Once the system is installed then they will work on a maintenance schedule. It is different from site to site. He also mentioned that the Storm Water Management Report has a maintenance schedule. All of Wayne's comments from August 11, 2016 were addressed on

the plans dated August 16, 2016 as well. Mary questioned if there was going to be more velocity going into the catch basins and the brook than is currently going into that location. Jim C. explained the detention system they are proposing and how they will be able to control the volume going into the storm system. Jim C. then addressed all of Sue Goggin's comments. The traffic study was completed. There will be an adequate site line in both directions; 445 feet up Candee Road and 250 feet down Candee Road. One comment was to install rain gardens. Jim C. stated that a rain garden would not work in this parking lot due to the contours of the lot. Jim Stewart questioned how the oil separators they will be using will work. Jim C. explained that they are wrapped with filter fabric which binds up the oils on top of the surface similar to a hydrodynamic separator. Jim C. also noted that there are detailed notes on the plan regarding the catch basins. There was a discussion regarding different catch basin systems. George Logan, professional soil scientist entered into the record 9 pictures that were taken back in February 2016. He started taking them at the bottom of the site, along Candee Road and continued north up Candee Road along the drainage swale. The pictures showed water above the site and then the water disappeared when it reached the site. He also noted that it rained a few days prior to his inspection of the property. Mary also noted that there was nothing in the way of wetlands plant life in the drainage swale during the site walk on August 10, 2016. George noted that this is an unusual situation and that he has come across this a few other times in his career. Mary questioned if the town put in any drainage in the developments above the site. Jim S. said none that he knew of. Jim S. asked how high the retaining wall will be. Jim C. stated it will be a 12 foot gravity wall with geo fabric. He also noted that the wall will go up first and then they will install the pipe in the swale. They will have to watch the weather. There were no other questions from the commissioners. Jim S. had no other concerns either.

Meeting recessed at 7:03 p.m.

Meeting reconvened at 7:10 p.m.

Mary asked if the commission had any other questions or concerns. There was none.

VOTED: Unanimously on a motion by Marcia Puc and seconded by Tracy DeBarber to approve application IW #16-07 Applicant: NERP Holding and Acquisitions Company LLC with conditions:

1. The Design Engineer shall submit a detailed construction sequence for the area of the proposed retaining wall and drainage swale. The schedule shall be approved by the Borough Engineer.
2. Following construction, the Design Engineer shall certify to the IWC that the storm water system was installed as designed.
3. One year following construction, the Design Engineer shall inspect the storm water system and report to the IWC. The report shall include a recommended schedule for cleaning the isolator row.

4. Work in the area of wetlands and drainage swale must not be done during rainy season.
5. Trucks must wash their tires before leaving site.
6. Cement trucks must not wash their tailings into the brook or within 50 feet of wetlands.
7. Road to be swept daily.
8. Watering truck on site to keep dust and dirt down.
9. General standard wetland conditions.

Marcia Puc rescinded her motion.

VOTED: Unanimously on a motion by Marcia Puc and seconded by Tracy DeBarber to approve application IW #16-07 and IW #16-08 with map dated August 16, 2016, Applicant: NERP Holding and Acquisitions Company LLC with the standard wetland conditions as well as the following:

1. The Design Engineer shall submit a detailed construction sequence for the area of the proposed retaining wall and drainage swale. The schedule shall be approved by the Borough Engineer.
2. Following construction, the Design Engineer shall certify to the IWC that the storm water system was installed as designed.
3. One year following construction, the Design Engineer shall inspect the storm water system and report to the IWC. The report shall include a recommended schedule for cleaning the isolator row.
4. Work in the area of wetlands and drainage swale must not be done during rainy season.
5. Trucks must wash their tires before leaving site.
6. Cement trucks must not wash their tailings into the brook or within 50 feet of wetlands.
7. Road to be swept daily.
8. Watering truck on site to keep dust and dirt down.

- B. Commission discussion/decision regarding application for earth excavation at 1160 New Haven Road (IW #16-08), Applicant: NERP Holding and Acquisitions Company LLC

Commission voted on IW #16-07 and IW #16-08 together as one.

5. **ADJOURNMENT**

VOTED: Unanimously on a motion by Tracy DeBarber and seconded by Marcia Puc to **ADJOURN** the meeting at 7:21 P.M.

Respectfully Submitted,

Sally MacKenzie, Secretary /lr